083.0	0004	0005.0	1 of 1	Residential		Total Card /	Total Parcel
Map	Block	Lot	CARD	ARLINGTON	APPRAISED:	794,800 /	794,800
					USE VALUE:	794,800 /	794,800
					ASSESSED:	794,800 /	794,800

PROPERTY LOCATION

No	Alt No	Direction/Street/City
66		PARK AVE EXT, ARLINGTON

OWNERSHIP

Unit #:

Owner 1:	DE MARINO PAOLO & KELLY A
Owner 2:	
Owner 3:	
Street 1:	66 PARK AVE EXT
Street 2:	
Twn/City:	ARLINGTON
St/Prov:	MA Cntry: Own Occ: Y
Postal:	02474 Type:

PREVIOUS OWNER

Owner 1:	MARINO DE PAOLO -
Owner 2:	TOPER KELLY A -
Street 1:	66 PARK AVENUE EXT
Twn/City:	ARLINGTON
St/Prov:	MA Cntry:
Postal:	02474

NARRATIVE DESCRIPTION

This parcel contains .126 Sq. Ft. of land mainly classified as One Family with a Bungalow Building built about 1928, having primarily Vinyl Exterior and 1680 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 1 HalfBath, 5 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	5480.000	385,700		409,100	794,800
Total Card	0.126	385,700		409,100	794,800
Total Parcel	0.126	385,700		409,100	794,800

Source: Market Adj Cost | Total Value per SQ unit /Card: 473.10 | /Parcel: 473.10

Legal Description

User Acct 52114

GIS Ref

GIS Ref

Insp Date 09/08/18

Entered Lot Size

Total Land:

Land Unit Type:

PREVIOUS ASSESSMENT

Parcel ID 083.0-0004-0005.0

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	385,700	0	5,480.	409,100	794,800		Year end	12/23/2021
2021	101	FV	361,000	0	5,480.	409,100	770,100		Year End Roll	12/10/2020
2020	101	FV	361,100	0	5,480.	409,100	770,200	770,200	Year End Roll	12/18/2019
2019	101	FV	344,300	0	5,480.	403,200	747,500	747,500	Year End Roll	1/3/2019
2018	101	FV	369,300	0	5,480.	309,700	679,000	679,000	Year End Roll	12/20/2017
2017	101	FV	369,300	0	5,480.	292,200	661,500	661,500	Year End Roll	1/3/2017
2016	101	FV	369,300	0	5,480.	268,800	638,100	638,100	Year End	1/4/2016
2015	101	FV	324,700	0	5,480.	251,300	576,000	576,000	Year End Roll	12/11/2014

!6780!

PRINT

Date	Time
12/30/21	04:29:01

LAST REV

Date	Time
09/27/18	13:25:42
mmcmakin	

SALES INFORMATION

TAX DISTRICT

PAT ACCT. 6780

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
MARINO DE PAOLO	1384-1		5/13/2010	Convenience	1	No	No		
HOLLY BROOK MAN	1375-29		9/24/2009		577,500	No	No		
FERRIER JOHN H	1358-150		8/28/2008	Change>Sale	265,000	No	No		
	897-87		10/31/1977		43,000	No	No		N

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
11/26/2008	1460	Inter Fi	129,000	C		G10	GR FY10	BUILD NEW KIT, 2 F
9/18/2008	1162	Inter-De	5,000					GUT INTERIOR

ACTIVITY INFORMATION

Date	Result	By	Name
9/8/2018	Inspected	BS	Barbara S
8/13/2018	MEAS&NOTICE	CC	Chris C
6/23/2009	Info Fm Prmt	BR	B Rossignol
3/9/2009	Entry Denied	372	PATRIOT
1/14/2000	Mailer Sent		
1/14/2000	Measured	163	PATRIOT
12/1/1981		MM	Mary M

Sign: VERIFICATION OF VISIT NOT DATA __/__/__

USER DEFINED

Prior Id # 1:	52114
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		5480		Sq. Ft.	Site		0	70.	1.07	6									409,079						409,100	

Total AC/HA:	0.12580	Total SF/SM:	5480	Parcel LUC:	101	One Family	Prime NB Desc	ARLINGTON	Total:	409,079	Spl Credit		Total:	409,100

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.

EXTERIOR INFORMATION

Type:	2 - Bungalow		
Sty Ht:	1T - 1 & 3/4 Sty		
(Liv) Units:	1	Total:	1
Foundation:	2 - Conc. Block		
Frame:	1 - Wood		
Prime Wall:	4 - Vinyl		
Sec Wall:			%
Roof Struct:	1 - Gable		
Roof Cover:	1 - Asphalt Shgl		
Color:	BEIGE		
View / Desir:			

GENERAL INFORMATION

Grade:	B- - Good (-)		
Year Blt:	1928	Eff Yr Blt:	
Alt LUC:		Alt %:	
Jurisdict:	G10	Fact:	.
Const Mod:			
Lump Sum Adj:			

INTERIOR INFORMATION

Avg Ht/FL:	STD		
Prim Int Wal	2 - Plaster		
Sec Int Wall:			%
Partition:	T - Typical		
Prim Floors:	3 - Hardwood		
Sec Floors:			%
Bsmnt Flr:	12 - Concrete		
Subfloor:			
Bsmnt Gar:			
Electric:	3 - Typical		
Insulation:	2 - Typical		
Int vs Ext:	S		
Heat Fuel:	2 - Gas		
Heat Type:	1 - Forced H/Air		
# Heat Sys:	1		
% Heated:	100	% AC:	100
Solar HW:	NO	Central Vac:	NO
% Com Wal		% Sprinkled	

BATH FEATURES

Full Bath	1	Rating:	Very Good
A Bath:		Rating:	
3/4 Bath:	1	Rating:	Very Good
A 3QBth		Rating:	
1/2 Bath:	1	Rating:	Very Good
A HBth:		Rating:	
OthrFix:		Rating:	

OTHER FEATURES

Kits:	1	Rating:	Very Good
A Kits:		Rating:	
Frpl:	1	Rating:	Very Good
WSFlue:		Rating:	

CONDO INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

DEPRECIATION

Phys Cond:	VG - Very Good	4.6	%
Functional:			%
Economic:			%
Special:			%
Override:			%
	Total:	4.6	%

CALC SUMMARY

Basic $ / SQ:	100.00
Size Adj.:	1.35000002
Const Adj.:	0.98990101
Adj $ / SQ:	133.637
Other Features:	108590
Grade Factor:	1.21
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	404305
Depreciation:	18598
Depreciated Total:	385707

COMMENTS

NC =CK FOR DECK IN REAR.

RESIDENTIAL GRID

1st Res Grid	Desc:	Line 1	# Units	1

Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												

Totals	RMs:	5	BRs:	3	Baths:	1	HB	1

REMODELING

Exterior:	
Interior:	
Additions:	
Kitchen:	
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

RES BREAKDOWN

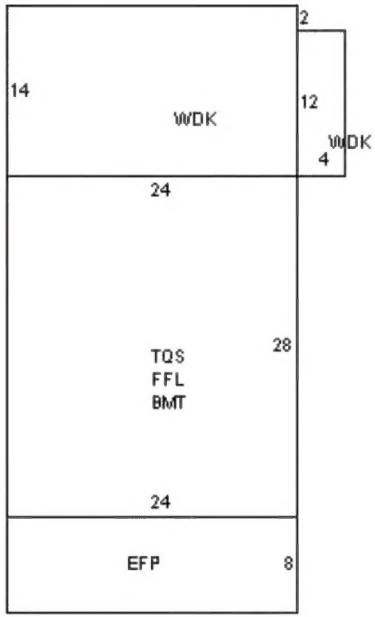
No Unit	RMS	BRS	FL
1	5	3	M
Totals			
1	5	3	

COMPARABLE SALES

Rate	Parcel ID	Typ	Date	Sale Price

WtAv$/SQ:		AvRate:	Ind.Val
Juris. Factor:	1.00	Before Depr:	161.70
Special Features:	0	Val/Su Net:	159.12
Final Total:	385700	Val/Su SzAd	327.98

SKETCH



SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value
BMT	Basement	672	85.190	57,250
FFL	First Floor	672	133.640	89,804
TQS	3/4 Story	504	133.640	67,353
WDK	Deck	384	8.520	3,271
EFP	Enclos Porch	192	40.990	7,869

Net Sketched Area:	2,424			Total:	225,547
Size Ad	1176	Gross Area	2592	FinArea	1680

SUB AREA DETAIL

Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
BMT	100	GFB	75	V	

IMAGE

AssessPro Patriot Properties, Inc

MOBILE HOME

Make:		Model:		Serial #		Year:		Color:	

PARCEL ID

083.0-0004-0005.0

SPEC FEATURES/YARD ITEMS

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value
2	Frame Shed	D	Y	1	8X10	A	AV	2000	0.00	T	15.2	101						

More:	N	Total Yard Items:		Total Special Featues:		Total:	